GROUND FLOOR PLAN,BLOCK PLAN, LOCATION PLAN
PLOT AREA CALCULATION, R.G AREA CALCULATION

1/20

Approved Subject to the condition Mentioned in this office permission Letter no. SRA/ENG/ 868/PVT/0168/2022-0A1/ DI... 11 SEP 2023

Executive Engineer
Slum Rehabilitation Authority

SECTION L-L
SCALE - 1:100

SECTION Z-Z
SCALE - 1:100

R.G AREA DIAGRAM
SCALE - 1:100

BLOCK PLAN
SCALE 1:500

ROAD SETBACK AREA CALCULATION

1	1/2	X	25.74	X	2.45	X 1 NO	= 31.53 SQ.MT.
2	0.50	X	42.77	X	4.0659	X 1 NO	= 86.95 SQ.MT.
3	1/2	X	18.60	X	0.18	X 1 NO	= 1.67 SQ.MT.
4	1/2	X	18.60	X	2.11	X 1 NO	= 19.62 SQ.MT.
5	1/2	X	35.50	X	5.07	X 1 NO	= 51.97 SQ.MT.
6	1/2	X	13.56	X	7.87	X 1 NO	= 53.36 SQ.MT.
7	1/2	X	15.01	X	5.72	X 1 NO	= 8.84 SQ.MT.
8	1/2	X	30.20	X	1.55	X 1 NO	= 15.96 SQ.MT.
9	1/2	X	9.50	X	1.06	X 1 NO	= 5.02 SQ.MT.
10	1/2	X	8.99	X	1.34	X 1 NO	= 4.68 SQ.MT.
						TOTAL ADDITION	= 277.69 SQ.MT. A
DEDUCTION							
9	2/3	X	9.61	X	2.53	X 1 NO	= 16.21 SQ.MT.
						TOTAL DEDUCTION	= 16.21 SQ.MT. b
						TOTAL ROAD SETBACK AREA (A-b)	= 261.39 SQ.MT. X

R.G AREA CALCULATION

1	2.40	+	2.97	1/2 X	14.45	X 1 NO	= 38.38 SQ.MT.
2	2.69	+	2.82	1/2 X	5.70	X 1 NO	= 14.79 SQ.MT.
3	1/2	X	5.17	X	2.07	X 1 NO	= 5.97 SQ.MT.
4	1/2	X	8.77	X	2.60	X 1 NO	= 8.16 SQ.MT.
5	1/2	X	18.81	X	2.25	X 1 NO	= 20.84 SQ.MT.
6	0.50	X	19.84	X	3.158	X 1 NO	= 29.75 SQ.MT.
						TOTAL R.G AREA	= 117.97 SQ.MT. Y1

ROAD SETBACK AREA DIAGRAM
SCALE - 1:100

PLOT AREA DIAGRAM
SCALE - 1:100

PLOT AREA CALCULATION

1	0.50	X	35.00	X	21.25	X 1 NO	= 382.50 SQ.MT.
2	0.50	X	52.00	X	14.00	X 1 NO	= 364.00 SQ.MT.
3	0.50	X	24.00	X	7.00	X 1 NO	= 84.00 SQ.MT.
4	0.50	X	52.00	X	16.00	X 1 NO	= 416.00 SQ.MT.
5	0.50	X	37.00	X	25.00	X 1 NO	= 462.50 SQ.MT.
						TOTAL	= 1709.00 SQ.MT.
						PLOT AREA AS PER P.R CARD	= 1707.40 SQ.MT.

UNDER GROUND WATER TANK WITH PUMP ROOM PLAN
SCALE - 1:100

PART SECTION "K-K"
MECHANICAL CANTILEVERED PARKING

PLAN

SITE U/REF.

LOCATION PLAN
SCALE 1:4000

ROAD SET BACK
27.45 MT. WIDE ROAD

12.20M. WIDE ROAD

GROUND FLOOR PLAN
SCALE - 1:100

PROFORMA - 'A'

A		AREA STATEMENT				AREA IN SQ.MT.
	1	AREA OF PLOT				1707.40
	2	DEDUCTIONS FOR				---
	a	ROAD SETBACK AREA				261.39
	3	NET AREA OF PLOT (1 - 2a)				1446.01
	4	ADDITIONS FOR R.G				---
	5	AREA UNDER ROAD SETBACK				261.39
	6	PLOT AREA CONSIDERED FOR F.S.I PURPOSE (3+5)				1707.40
	7	PERMISSIBLE F.S.I AS PER REG. 33(11)				4.00
	8	PERMISSIBLE BUILT UP AREA FOR SCHEME (6 X 8 / 7)	ZONAL (A)	FREE SALE (B)	P.T.C (C)	TOTAL
			1.00	1.50	1.50	4.00
			1707.40	2559.55	2559.55	6798.50
	9	BUILT UP AREA PROPOSED	ZONAL (A)	FREE SALE (B)	P.T.C. (C)	TOTAL
			1707.40	2469.51	2591.10	6767.91
10		RESIDENTIAL BUILT UP AREA PROPOSED FOR EXISTING MEMBER				5376.70
11		COMMERCIAL BUILT UP AREA PROPOSED FOR EXISTING MEMBER				416.12
12		TOTAL BUILT UP AREA PROPOSED FOR EXISTING MEMBER (10+11)				5488.82
13		RESIDENTIAL BUILT UP AREA PROPOSED FOR EXISTING MEMBER (NARAYAN SHAMAL)				COUNTED IN SALE 1391.01
14		COMMERCIAL BUILT UP AREA PROPOSED FOR EXISTING MEMBER (NARAYAN SHAMAL)				COUNTED IN SALE 112.62
15		TOTAL BUILT UP AREA PROPOSED FOR EXISTING MEMBER (NARAYAN SHAMAL) (13+14)				COUNTED IN SALE 2503.63
16		RESIDENTIAL BUILT UP AREA PROPOSED FOR SALE				2470.91
17		COMMERCIAL BUILT UP AREA PROPOSED FOR SALE				46.05
18		TOTAL BUILT UP AREA PROPOSED FOR SALE (16+17)				2466.96
19		TOTAL BUILT UP AREA PROPOSED IN EXISTING MEMBER AND SALE (12+15+18)				4185.91
20		RESIDENTIAL BUILT UP AREA PROPOSED FOR PTC				2581.10
21		COMMERCIAL BUILT UP AREA PROPOSED FOR PTC				NIL
22		TOTAL BUILT UP AREA PROPOSED FOR PTC (20+21)				2581.10
23		TOTAL BUILT UP AREA PROPOSED IN COMPOSITE BUILDING (19+22)				6767.91
B		DETAILS OF F.S.I AVAILED AS PER DCPR 31 (3)				
	1	FUNGIBLE BUILT UP AREA COMPONENT PROPOSED FOR RESIDENTIAL EXISTING MEMBER				410.88
	2	FUNGIBLE BUILT UP AREA COMPONENT PROPOSED FOR COMMERCIAL EXISTING MEMBER				65.34
	3	TOTAL FUNGIBLE BUILT UP AREA PROPOSED FOR EXISTING MEMBER = (B 1 + B 2)				494.20
	4	TOTAL GROSS BUILT UP AREA PROPOSED (23 + B 3) INCLUDING FREE FUNGIBLE				7262.21
C		TENEMENT STATEMENT				
	i	PROPOSED AREA (ITEM 12 ABOVE				
	ii	LESS DEDUCTION OF NON RESIDENTIAL AREA (SHOP ETC)				
	iii	AREA AVAILABLE FOR TENEMENTS (i) MINUS (ii)				
	iv	TENEMENTS PERMISSIBLE (DENSITY OF TENEMENTS / HECTOR)				
	v	TENEMENTS PROPOSED				
	vi	TENEMENTS EXISTING				
		TOTAL TENEMENTS ON THE PLOT				
D		PARKING STATEMENT				
	1	PARKING REQ. BY REGULATIONS FOR				
		CAR				
		SCOOTER / MOTOR CYCLE				
		OUTSIDERS / VISITORS)				
	a	COVERED GARAGE PERMISSIBLE				
	b	COVERED GARAGES PROPOSED				
		CAR				
		SCOOTER / MOTOR CYCLE				
		OUTSIDERS / VISITORS)				
		TOTAL PARKING PROVIDED				
E		TRANSPORT VEHICLE PARKING				
	1	PARKING FOR TRANSPORT VEHICLES PARKING REQUIRED BY REGULATIONS				
	2	TOTAL NO. TRANSPORT VEHICLES PARKING SPACES PROPOSED				

AS PER STATEMENT

PROFORMA B
CONTENT OF THE SHEET

GROUND FLOOR PLAN, BLOCK PLAN, LOCATION PLAN
PLOT AREA CALCULATION, R.G AREA CALCULATION

STAMP OF DATE OF RECEIPT OF PLANS | STAMPS OF APPROVAL OF PLANS

DESCRIPTION OF PROPOSAL AND PROPERTY

PROPOSED REDEVELOPMENT OF BLDG. ON PLOT BEARING C.T.S. NO. 127 ,127/1 TO 3, 128, 125/1 & 2 OF VILLAGE:- ANDHERI, J.P. ROAD, ANDHERI (WEST), MUMBAI.

NAME AND ADDRESS OF OWNER

M/S. NAUMI DEVELOPERS
404 NIRANJAN, 99, MARINE DRIVE,
MARINE LINES WEST, MUMBAI 400002

JOB NO.	DRG NO.	SCALE	DATE	DRAWN BY
	1	1:100		IMRAN

NAME, ADDRESS & SIGNATURE OF ARCHITECT

BHUSHAN VILAS PALANDE
GROUND FLOOR, GHARKUL APARTMENT, AZAD ROAD, VILEPARLE (EAST), MUMBAI.- 400 057.
Reg.No-CA/2009/45564.